

\$2,199,000 - 963 Niulani Rd, Kapaa

MLS® #720979

\$2,199,000

3 Bedroom, 3.00 Bathroom, 1,520 sqft

Residential on 0.22 Acres

WAIPOULI, Kapaa, HI

LEGAL VACATION RENTAL IN THE HEART OF KAPAA STEPS TO THE OCEAN

Classic Old World Hawaiian Charm with Ocean Views and a Vacation Rental License.

Tucked back on a quiet one way street sits this classic plantation style vacation rental. Niulani is a wonderful little neighborhood with approximately 16 homes. Conveniently located just a street back from the ocean and close proximity to stores, beaches and restaurants. This property includes a very nice sized lot with mature palm trees and lush green grass. The separate detached garage has room for 2 cars and plenty of extra storage.

This vacation rental house has the ability to sleep 10 people with 3 full bedrooms 3 full baths and an additional nook with twin beds off the second floor primary suite and a pullout sofa. The main floor living area includes two bedrooms, 2 baths and a large open kitchen/dining area, as well as a sitting area and a full living room. Upstairs you will find the primary suite, a full bath a twin sleeping porch and a lovely lanai for taking in the ocean views. The main front lanai is an expansive and relaxing resting place to enjoy the tropical breezes. Set up a hammock and spend your day perched between the coconut palms that line the yard.

The property has been updated from cesspool to septic already. 963 Niulani is zoned R-20 lending the possibility to adding a guest house or additional structure. (Buyers and their agents to check with the county on



building restrictions and all due diligence).

This home has received a full exterior refresh: including a power-wash, window and screen wash, followed by a custom professional paint job for the home and garage, additionally a new set of custom built entry stairs.

Showings will be between guest stays.

Non branded video:
<https://player.vimeo.com/video/935112251>

Built in 1947

Essential Information

MLS® #	720979
Price	\$2,199,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,520
Acres	0.22
Year Built	1947
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	963 Niulani Rd
Subdivision	WAIPOULI
City	Kapaa
State	HI
Zip Code	96746

Amenities

Parking	Detached
View	Coastline, Mountain(s), Ocean Horizon

Additional Information

Date Listed	May 10th, 2025
Days on Market	25

Zoning R-20
Land Tenure Fee Simple
In Use As Short Term Rental Yes

Listing Details

Listing Office Hawaii Life

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Listing information last updated on June 3rd, 2025 at 6:15pm HST